

**TRANSFER
TAX
PAID**

WARRANTY DEED

73-58

Christopher M. Scott and Dawn Scott of Waterville, Maine for consideration paid, grant to Mary Hogan of Waterville, Maine with **WARRANTY COVENANTS** the land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

A certain lot or parcel of land, together with buildings and improvements located thereon, situate in Waterville, County of Kennebec and State of Maine, being more particularly bounded and described as follows, to wit:

Beginning at an iron pin marking the southwesterly corner of Lot 3; thence heading $29^{\circ} 45' 59''$ E one hundred forty-eight and five one hundredths (148.05) feet along Lot 2 to an iron pin marking the northwesterly corner of said Lot 3; thence heading $S 60^{\circ} 10' 52''$ E twenty and no one hundredths (20.00) feet along land now or formerly owned by Alden Hale Finnimore to a pin on the northerly line of said Lot 3; thence heading $S 60^{\circ} 14' 01''$ E one hundred seventy nine and thirty-seven one hundredths (179.37) feet along land now or formerly owned by Horace Marcoux to an iron pin marking the northeasterly corner of said Lot 3; thence heading $S 29^{\circ} 45' 59''$ W one hundred eighty-nine and eighty-nine one hundredths (189.89) feet along Lot 4 to an iron pin marking the southeasterly corner of said Lot 3; thence heading along curved Pleasant Hill Drive right-of-way fifty-one and twelve one hundredths (51.12) feet to an iron pin marking point of tangency of reverse curve on curved southerly line of said Lot 3. Curve radius three hundred twenty-five and no one hundredths (325.00) feet on property line; thence heading along curved Pleasant Hill Drive right-of-way one hundred fifty-five and nine one hundredths (155.09) feet to beginning point. Curve radius three hundred and no one hundredths (300.00) feet along property line.

This conveyance is subject to a Central Maine Power Company easement fifty and no one hundredths (50.00) feet wide beginning on the easterly line and running parallel with the northerly line to the westerly line. Recorded at the Kennebec County Registry of Deeds in Book 1540, Page 197, also shown on Subdivision Plan titled Ridge Road Development Final Plat recorded June 22, 1977, in the Kennebec County Registry of Deeds in Plan File No. D77-074.

This conveyance is also subject to all restrictions and covenants of record including those required by the Maine Department of Environmental Protection dated June 8, 1983, and recorded in the Kennebec County Registry of Deeds in Book 2575, Page 93.

② BWT


73-58

WITNESS our hands and seals on April 27, 2005.


WITNESS


WITNESS


Christopher M. Scott


Dawn Scott

April 27, 2005

THE STATE OF Maine
Kennebec, ss.

Then personally appeared the above named Christopher M. Scott and
Dawn Scott and acknowledged the foregoing instrument to be their
free act and deed.

Before me, 
Notary Public

SEAL

DAVID R. BUTLER
NOTARY PUBLIC
MY COMMISSION EXPIRES
JUNE 21, 2007